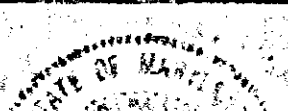
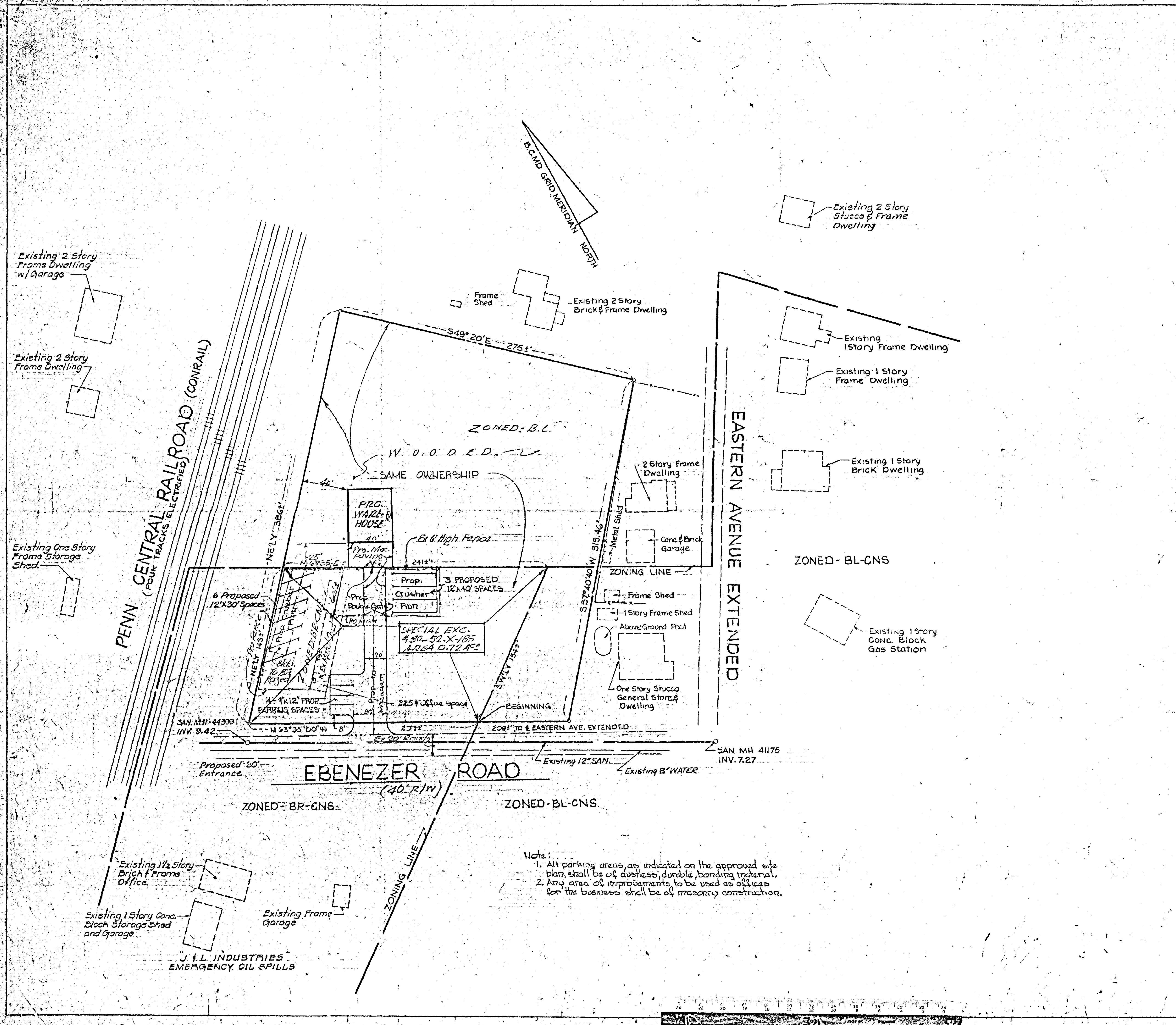


URBAN N. ZINK  
5801 EAST AVENUE  
BALTIMORE, MARYLAND  
21206

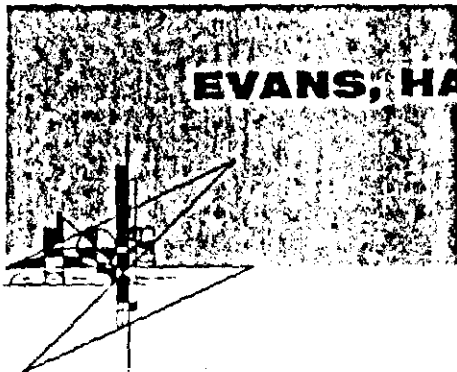
**PLANS APPROVED**  
**OFFICE OF PLANNING AND ZONING**  
BY: *John Peterson*  
PLANNING  
DATE: 6-22-81  
BY: *R. A. H. H. H. H.*  
ZONING COMMISSIONER  
DATE: 6-22-81  
80-52-X  
C-637-81

REVISED: 6-15-81 AS PER CO. COMMENTS -  
REVISED: 7-9-81 PRO. WAREHOUSE IN "EL ZONE"  
REVISED: 12-3-79 - Zoning Comm. Corr.  
REVISED: 6-20-79 - ZAC COMMENTS

	<p><b>EVANS, HAGAN &amp; HOLDEFER, INC.</b>  <b>SURVEYORS AND CIVIL ENGINEERS</b>          8015 DELAIR ROAD / BALTIMORE, MD. 21234          (301) 646-1591</p> <p>DATE: <u>2-28-79</u> SCALE: <u>1"=40'</u></p>
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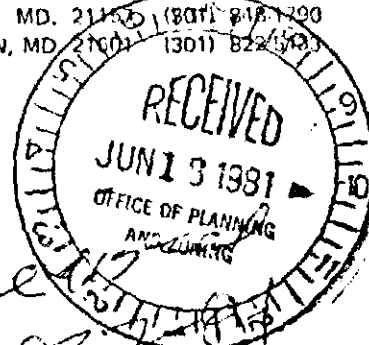
# EVANS, HAGAN & HOLDEFER, INC.

SURVEYORS AND CIVIL ENGINEERS

8013 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 668-1501  
539 POPLAR STREET / CAMBRIDGE, MD. 21613 (301) 228-3350  
111 JOHN STREET / WESTMINSTER, MD. 21156 (301) 848-1200  
11 S. WASHINGTON STREET / EASTON, MD. 21601 (301) 822-5100

June 15, 1981

Mr. John France  
Dept. of Permits & Licenses  
Room 100-Balto. Co. Office Bldg.  
Towson, Maryland 21204



Re: Ebenezer Road - application No. 35840

Dear Mr. France:

Please be advised that the following revisions have been made on subject plat as per comments from Baltimore County.

1. An additional gate has been shown on drive leading to proposed warehouse.
2. The drive to the proposed warehouse will be macadam and not crusher run.
3. The parking space for the proposed warehouse has been eliminated as there are no additional employees.

Very truly yours,

EVANS, HAGAN & HOLDEFER, INC.

*Juri Maiste*  
Juri Maiste, L.S., Vice President

cc & encl. : Ron Zink

ALAN EVANS, P.E., L.S.  
CARROLL HAGAN, L.S.  
GEORGE W. HOLDEFER, P.E.  
JURI MAISTE, L.S.

CAMBRIDGE and EASTON  
JESSE W. HURLEY

WESTMINSTER  
RICHARD L. HULL, P.L.S.





# 80-52-X 185 **PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Maryland National Bank, legal owner... of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition (1) that the zoning status of the herein described property be re-classified, pursuant to the Zoning Law of Baltimore County, from an \_\_\_\_\_ zone to an \_\_\_\_\_ zone; for the following reasons:

MAP: 5B  
16-62  
15  
12-5-79  
14/17  
110

and (2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore County, to use the herein described property, for Contractors Equipment Storage Yard

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above re-classification and/or Special Exception advertising, posting, etc., upon filing of this petition, and further agree to and to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Urban N. Zink  
Contract purchaser  
5801 East Ave.  
Baltimore, Md. 21206  
Petitioner's Attorney  
Address \_\_\_\_\_

MARYLAND NATIONAL BANK  
Robert D. Kreider  
Legal Owner  
Address 10 LIGHT ST.  
BALTO. MD 21204  
Protestant's Attorney

ORDERED By The Zoning Commissioner of Baltimore County, this \_\_\_\_\_ 13th \_\_\_\_\_ day of \_\_\_\_\_ July \_\_\_\_\_, 1979, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the \_\_\_\_\_ 28th \_\_\_\_\_ day of \_\_\_\_\_ August \_\_\_\_\_, 1979, at 10:30 o'clock A.M.

William E. Hammond  
Zoning Commissioner of Baltimore County

(over)

## **BALTIMORE COUNTY, MARYLAND**

### **INTER-OFFICE CORRESPONDENCE**

TO: William E. Hammond  
Zoning Commissioner  
John D. Seyffert  
FROM: Director of Planning and Zoning  
SUBJECT: Petition #80-52X, Item 185

Petition for Special Exception for Storage Yard  
Northeast side of Ebenezer Road, 209 feet Northwest of Eastern Avenue Extended  
Petitioner = Maryland National Bank

15th District

HEARING: Tuesday, August 28, 1979 (10:30 A.M.)

Assuming compliance with the comments of the Zoning Advisory Committee with respect to access, provision for improvements to Ebenezer Road, etc., this office is not opposed to the granting of the petitioner's request. If granted, however, it is requested that the petitioner be required to submit a detailed landscaping plan for approval by the Division of Current Planning and Development.

John D. Seyffert  
Director of Planning and Zoning

JDS:JGH:rw

RE: PETITION FOR SPECIAL EXCEPTION : BEFORE THE ZONING COMMISSIONER  
NE/S of Ebenezer Rd., 209'  
NW of Eastern Ave. Extended  
15th District

MARYLAND NATIONAL BANK, : Case No. 80-52-X  
Petitioner

### **ORDER TO ENTER APPEARANCE**

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman  
Peter Max Zimmerman  
Deputy People's Counsel

John W. Hession, III  
John W. Hession, III  
People's Counsel for Baltimore County  
County Office Building  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 13th day of August, 1979, a copy of the foregoing Order was mailed to Maryland National Bank, 10 Light Street, Baltimore, Maryland 21203, Petitioner; and Urban N. Zink, 5801 East Avenue, Baltimore, Maryland 21206, Contract Purchaser.

John W. Hession, III  
John W. Hession, III

GAB:cm  
8/28/79

RE: PETITION FOR SPECIAL EXCEPTION\* BEFORE THE ZONING COMMISSIONER  
NE/S of Ebenezer Road, 209'  
NW of Eastern Ave. Extended  
15th District

MARYLAND NATIONAL BANK, :  
Petitioner : Case No. 80-52-X

\*\*\* \*\*

### **ORDER TO ENTER APPEARANCE**

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding.

George A. Breschi  
George A. Breschi  
Suite 205 Alex. Brown Building  
102 W. Pennsylvania Avenue  
Towson, Maryland 21204  
296-6820  
Counsel for Urban N. Zink

October 19, 1979

George A. Breschi, Esquire  
Suite 205, Alex. Brown Building  
102 West Pennsylvania Avenue  
Towson, Maryland 21204

RE: Petition for Special Exception  
NE/S of Ebenezer Road, 209' NW  
of Eastern Avenue Extended - 15th  
Election District  
Maryland National Bank - Petitioner  
NO. 80-52-X (Item No. 185)

Dear Mr. Breschi:

I have this date passed my Order in the above referenced matter in accordance with the attached.

Very truly yours,

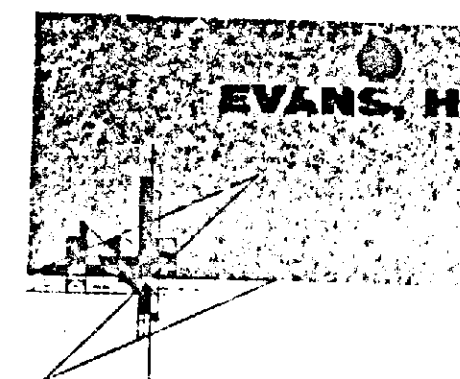
William E. Hammond  
William E. Hammond  
Zoning Commissioner

WEH:arl

Attachments

cc: Mr. Robert D. Kreider  
Vice President  
Maryland National Bank  
10 Light Street  
Baltimore, Maryland 21203

John W. Hession, III, Esquire  
People's Counsel



## **EVANS, HAGAN & HOLDEFER, INC.**

SURVEYORS AND CIVIL ENGINEERS  
8013 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 668-1501

February 27, 1979

DESCRIPTION TO ACCOMPANY PETITION FOR SPECIAL EXCEPTION FOR A CONTRACTOR'S EQUIPMENT STORAGE YARD IN A BR-CNS ZONE  
15TH ELECTION DISTRICT, BALTIMORE COUNTY, MARYLAND

BEGINNING FOR THE SAME on the Northeast side of Ebenezer Road at a point distant 209 feet, more or less, measured in a Northwesterly direction on said Northeast side of Ebenezer Road, from its intersection with the centerline of Eastern Avenue Extended, thence leaving said place or beginning and running and binding on said Northeast side of Ebenezer Road, (1) North 63 degrees 35 minutes West 207 feet, more or less, thence leaving said Northeast side of Ebenezer Road and running the 3 following courses and distances, viz: (2) Northeasterly 143 feet, more or less, to intersect the zoning line between the BR-CNS and DR-5.5 zones, thence binding on said zoning line (3) South 63 degrees 35 minutes East 241 feet, more or less, thence binding on the zoning line between the BR-CNS and BL-CNS zones (4) Southwesterly 154 feet, more or less, to the place of beginning.

Containing 0.72 acres of land, more or less.

The above description has been prepared for zoning purposes only and is not intended to be used for conveyance.



## **BALTIMORE COUNTY ZONING ADVISORY COMMITTEE**



PETITION AND SITE PLAN

EVALUATION COMMENTS

Mr. Urban N. Zink  
5801 East Avenue  
Baltimore, Maryland 21206

cc: Evans, Hagan & Holdefer, Inc.  
8013 Belair Road  
Baltimore, Maryland 21236

### **BALTIMORE COUNTY OFFICE OF PLANNING & ZONING**

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this \_\_\_\_\_ 13th \_\_\_\_\_ day of \_\_\_\_\_ July \_\_\_\_\_, 1979.

William E. Hammond  
William E. Hammond  
Zoning Commissioner

Petitioner: Maryland National Bank

Petitioner's Attorney

Reviewed by: Nicholas B. Commodari  
Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee



ORDER RECEIVED FOR FILING

DATE October 19, 1979

BY John E. Meyers

Pursuant to the advertisement, posting of property, and public hearing on the above Petition, and appearing that by reason of the requirements of Section 502.1 of the Baltimore County Zoning Regulations having been met, the Special Exception for a contractor's equipment storage yard should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 19<sup>th</sup> day of October, 1979, that the herein Petition for Special Exception for a contractor's equipment storage yard should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. All parking areas, as indicated on the approved site plan, shall be of a dustless, durable, bonding material.
2. Any area of improvement to be used as offices for the business shall be of masonry construction.
3. Any gate interrupting the continuity of the six foot fence shall be located sixty feet from the paved area of Ebenezer Road.
4. No vehicles of any kind, nor any equipment, shall be located on adjoining property zoned D.R.5.5 or B.L.-C.N.S.
5. A revised site plan shall be submitted, incorporating all of the above applicable restrictions, and approved by the State Highway Administration, the Department of Public Works, and the Office of Planning and Zoning, including landscaping and screening approval by the Current Planning and Development Division.

*[Signature]*  
Zoning Commissioner of  
Baltimore County

#### BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

ofo  
Nicholas B. Commodari  
Chairman

MEMBERS  
Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

Mr. Urban N. Zink  
5801 East Avenue  
Baltimore, Maryland 21226

August 17, 1979

RE: Item No. 185  
Petitioner - Maryland National Bank  
Special Exception

Dear Mr. Zink:

This petition was scheduled for a hearing date as a result of revised plans that were received by this office on July 13, 1979. Particular attention should be afforded to the enclosed revised comments of the State Highway Administration concerning the proposed entrance and its possible conflict with the proposed turn-around at the railroad crossing. I personally contacted Mr. Meyers of said department and he indicated that the plan could be approved as is. However, he still feels that the entrance should be relocated further from said turn-around.

If you have any further questions, please feel free to contact me at 494-3391.

Very truly yours,

*[Signature]*  
NICHOLAS B. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

NBC:hk

cc: Evans, Hagan & Holdefer, Inc.  
8013 Belair Road  
Baltimore, Maryland 21236



Maryland Department of Transportation  
State Highway Administration

James I. O'Donnell  
Secretary  
M. S. Caltrider  
Administrator

July 23, 1979

Mr. William E. Hammond  
Zoning Commissioner  
County Office Bldg.  
Towson, Maryland 21204

Re: Z.A.C. Meeting, March 13, 1979  
Item 185, Maryland National Bank  
NE/S Ebenezer Road  
209' NW Eastern Avenue  
High Speed Railroad Grade  
Elimination - Revised  
Plan 6-20-79

Attention: Mr. N. Commodari

Dear Mr. Hammond:

In our comments of March 20, 1979, we suggested that the entrance be located farther from the proposed turn-around at the railroad crossing. The revised plan indicates the entrance as being proposed five feet closer. This could create a conflict with vehicles using the turn-around.

Very truly yours,

Charles Lee, Chief  
Bureau of Engineering  
Access Permits

*[Signature]*  
By: John E. Meyers

CL:JEM:vrd

cc: Mr. F. Ringger  
Mr. J.L. Wimbley  
Mr. C.R. Moore

My telephone number is (301) 383-4320

P.O. Box 717 / 300 West Preston Street, Baltimore, Maryland 21203

#### BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

ofo  
Nicholas B. Commodari  
Chairman

MEMBERS  
Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

May 2, 1979

Mr. Urban N. Zink  
5801 East Avenue  
Baltimore, Maryland 21226

RE: Item No. 185  
Petitioner - Maryland Nat'l.  
Bank  
Special Exception Petition

Dear Mr. Zink:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on-site field inspection of the property. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Located on the northeast side of Ebenezer Road, northwest of Eastern Avenue in the 15th Election District, the subject of this petition is presently improved with a block building and metal sheds. Because of your proposal to utilize the portion of this property which is zoned B.R. for a contractor's equipment storage yard, this Special Exception is required.

The submitted site plan must be revised to incorporate the comments of the Department of Traffic Engineering, adequate screening, as indicated in the comments of the Office of Current Planning, and those comments of the State Highway Administration. In addition, since part of the proposed parking area will be crusher run, you should contact the representative from the Health Department to discuss this matter.

This petition is being withheld from a hearing date until such time as revised plans are received that reflect the comments above, and any comments from other departments as requested.

Very truly yours,

*[Signature]*  
NICHOLAS B. COMMODARI  
Chairman, Zoning Plans Advisory  
Committee

NBC:ef

cc: Evans, Hagan & Holdefer, Inc.



Baltimore County  
Department of Public Works  
TOWSON, MARYLAND 21204

THORNTON M. MOURING, P.E.  
DIRECTOR

March 27, 1979

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

RE: Item #185 (1978-1979)  
Property Owner: Maryland National Bank  
N/ES Ebenezer Rd. 209' N/W Eastern Ave. Ext'd.  
Existing Zoning: B.R.-C.N.S.  
Proposed Zoning: Special Exception for a contractor's  
equipment storage yard.  
Acres: 0.72 District: 15th

Dear Mr. DiNenna:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

#### Highways:

In connection with the State Highway Administration Project for the elimination of the at-grade crossing of the Penn Central Railroad tracks (Amtrak High-Speed Trains), Ebenezer Road, an existing public road, is to be relocated northerly in this vicinity so as to provide the required grade separation.

The resulting severed portions of Ebenezer Road are proposed to be improved in the future as 30-foot closed section roadways on 50-foot right-of-way. Standard type "tee-turnaround" roadway terminations, with barricades at the railroad right-of-way, are to be included in the State Highway Administration Project.

Highway right-of-way widening, including any necessary revertible easements for slopes, will be required in connection with any grading or building permit application.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards.

#### Sediment Control:

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

#### Storm Drains:

Provisions for accommodating storm water or drainage have not been indicated on the submitted plan.

Item #185 (1978-1979)  
Property Owner: Maryland National Bank  
Page 2  
March 27, 1979

#### Storm Drains: (Cont'd)

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

#### Water and Sanitary Sewer:

There is a public 8-inch water main and 12-inch public sanitary sewerage in Ebenezer Road.

Very truly yours,

*[Signature]*  
ELLENOR N. DEVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Trenner  
J. Wimbley  
J. Somers  
J. Meyers

MM-SW Key Sheet  
24 NE 47 Pos. Sheet  
NE 6 L Topo  
83 Tax Map

#### BALTIMORE COUNTY, MARYLAND

##### INTER-OFFICE CORRESPONDENCE

TO: Nicholas B. Commodari  
Zoning Advisory Committee  
FROM: Sharon Caplan, Industrial  
Development Commission  
SUBJECT: Item No. 185 - Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Rd. 209' NW Eastern Ave. Ext'd.  
Existing Zoning: B.R.-C.N.S.  
Proposed Zoning: Special Exception for a contractor's  
equipment storage yard.

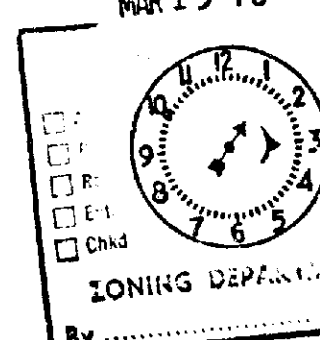
Date: March 13, 1979

In recognition of Baltimore County's desire to foster a healthy economic growth, we request the Zoning Officer to evaluate the above request in the best interest of industrial expansion.

*[Signature]*  
SHARON CAPLAN

SC:pk

MAR 15 1979



JAN 20 1980



STEPHEN E. COLLINS  
DIRECTOR

April 4, 1979

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Item No. 185 - ZAC - March 13, 1979  
Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Rd. 209' NW Eastern Ave. Ext'd.  
Existing Zoning: B.R. - C.N.S.  
Proposed Zoning: Special Exception for a contractor's equipment storage yard.

Acres: 0.72  
District: 15th

Dear Mr. DiNenna:

This site must be revised for the following items:

- 1) The entrance must be 30' wide with 15' radius.
- 2) Turn around area large enough for the largest vehicle using this site to turn around.
- 3) The gates must be located 60' from the edge of roadway.

Very truly yours,

*Michael S. Flanigan*  
Michael S. Flanigan  
Engineer Associate II

MSF/hmd



Maryland Department of Transportation

State Highway Administration

James J. O'Donnell  
Secretary  
M. S. Caltrider  
Administrator

March 20, 1979

Mr. S. Eric DiNenna  
Zoning Commissioner  
County Office Bldg.  
Towson, Md. 21204

Attention: Mr. N. Commodari

Re: Z.A.C. Meeting, March 13, 1979  
Item: 185  
Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Rd. 209' NW Eastern Ave. Ext'd.  
Existing Zoning: B.R.-C.N.S.  
Proposed Zoning: Special Exception for a contractor's equipment storage yard.

Acres: 0.72  
District: 15th  
File: Highspeed Rail Road Grade Elimination

Dear Mr. DiNenna:

There is a combined Baltimore County-State Highway Administration project to relocate Ebenezer Road, in order to construct an overpass over the railroad. This will involve barricading Ebenezer Road at the railroad and constructing a "T" turn around as indicated on the attached plan. Although the proposed construction will not directly effect the subject site, the proposed turn around will be immediately adjacent to the proposed entrance. It may be desirable to locate the entrance away from the turn around.

CL:JEM:dj

Very truly yours,

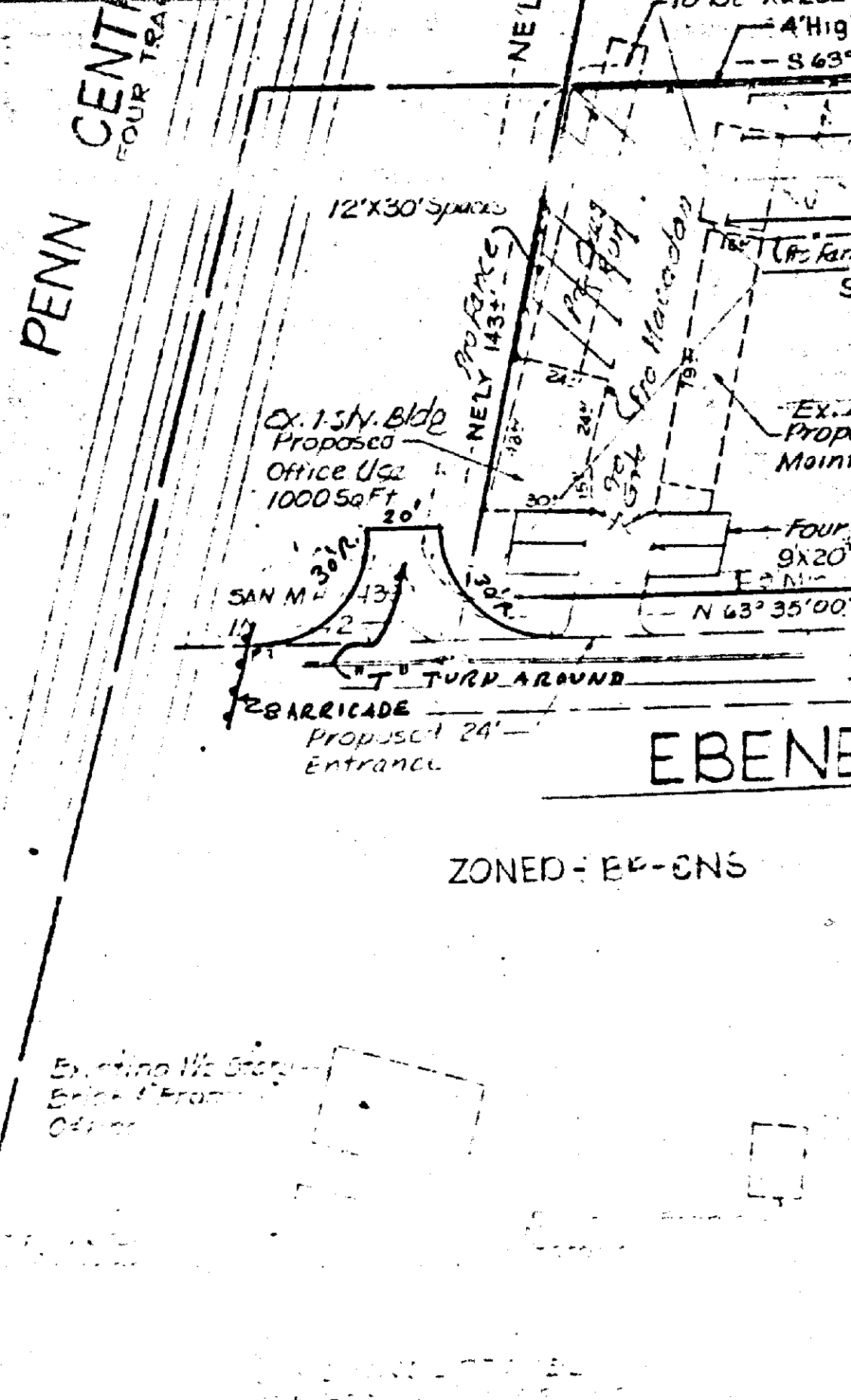
Charles Lee, Chief  
Bureau of Engineering  
Access Permits

By: *John E. Meyers*  
John E. Meyers

My telephone number is 383-4320

P.O. Box 717 / 300 West Preston Street, Baltimore, Maryland 21203

Existing One Story  
Frame Storage  
Shed.



LESUE H. GRAEF  
DIRECTOR

April 16, 1979

Mr. S. Eric DiNenna, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #185, Zoning Advisory Committee Meeting, March 13, 1979, are as follows:

Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Road 209' NW Eastern Avenue Extended.  
Existing Zoning: B.R.-C.N.S.  
Proposed Zoning: Special Exception for a contractor's equipment storage yard.  
Acres: 0.72  
District: 15th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This office concurs with the Traffic Engineering comments.

Adequate screening should be provided since a 4 foot high fence will not screen truck parking.

Very truly yours,

*John L. Wimbley*  
John L. Wimbley  
Planner III  
Current Planning and Development

JOHN D. SEVFEY  
DIRECTOR

March 23, 1979

Mr. S. Eric DiNenna, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #185 Zoning Advisory Committee Meeting, March 13, 1979 are as follows:

Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Road 209' NW Eastern Ave. Ext'd  
Existing Zoning: B.R. - C.N.S.  
Proposed Zoning: Special Exception for a contractor's equipment storage yard.

Acres: 0.72  
District: 15th

The items checked below are applicable:

- X A. Structure shall conform to Baltimore County Building Code (B.O.C.A.) 1970 Edition and the 1971 Supplement, State of Maryland Code for the Handicapped and aged and other applicable codes.
- B. A building permit shall be required before construction can begin.
- X C. Additional permits shall be required.
- X D. Building shall be upgraded to new use - requires alteration permit.
- E. Three sets of construction drawings will be required to file an application for a building permit.
- X F. Three sets of construction drawings with a registered Maryland Architect or Engineer's original seal may be required to file an application for a building permit.
- X G. Wood frame walls are not permitted within 3'0" of a property line. Contact Building Department if distance is between 3'0" and 6'0" of property line.
- H. Requested setback variance conflicts with the Baltimore County Building Code. See Section \_\_\_\_\_.
- I. No Comment.
- X J. Comments: Unless the proposed office use building is of masonry there could be problems due to the proximity of the property lines and Section 105.2

Very truly yours,

*Charles E. Burnham*  
Charles E. Burnham  
Plans Review Chief

CEB:rrj



baltimore county  
department of health  
TOWSON, MARYLAND 21204

DONALD J. ROOP, M.D., M.P.H.  
DEPUTY STATE AND COUNTY HEALTH OFFICER

April 17, 1979

Mr. S. Eric DiNenna, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. DiNenna:

Comments on Item #185, Zoning Advisory Committee Meeting of March 13, 1979, are as follows:

Property Owner: Maryland National Bank  
Location: NE/S Ebenezer Rd. 209' NW Eastern Ave. Ext'd.  
Existing Zoning: B.R.-C.N.S.  
Proposed Zoning: Special Exception for a contractor's equipment storage yard.  
Acres: 0.72  
District: 15th

Metropolitan water and sewer presently serve the existing building.

The parking area/s should be surfaced with a dustless, bonding material.

Very truly yours,

*Ian J. Forrest*  
Ian J. Forrest, Acting Director  
BUREAU OF ENVIRONMENTAL SERVICES

LJP/JRP/fth

cc: W. L. Phillips

Paul H. Reincke  
CHIEF

March 21, 1979

Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: N. Commodari, Chairman  
Zoning Advisory Committee

Re: Property Owner: Maryland National Bank

Location: NE/S Ebenezer Rd. 209' NW Eastern Ave. Ext'd  
Item No. 185 Zoning Agenda Meeting of 3/13/79

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "x" are applicable and required to be corrected or incorporated into the final plans for the property.

- ( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals of \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- ( ) 2. A second means of vehicle access is required for the site.
- ( ) 3. The vehicle load and condition shown at \_\_\_\_\_ EXCEEDS the maximum allowed by the Fire Department.
- ( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.
- (x) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.
- ( ) 6. Site plans are approved as drawn.
- ( ) 7. The Fire Prevention Bureau has no comments at this time.

Reviewed by: *George M. Hagan*  
Planning Group  
Special Inspection Division  
Approved: \_\_\_\_\_  
Fire Prevention Bureau

BOARD OF EDUCATION  
OF BALTIMORE COUNTY

TOWSON, MARYLAND - 21204

Date: March 8, 1979

Mr. S. Eric DiNenna  
Zoning Commissioner  
Baltimore County Office Building  
Towson, Maryland 21204

Z.A.C. Meeting of: March 13, 1979

RE: Item No: 177, 178, 179, 180, 181, 182, 183, 185, 186  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. DiNenna:

None of the above have any bearing on student population.

Very truly yours,

*W. Nick Petrovich*  
W. Nick Petrovich,  
Field Representative

NNP/bp

JOSEPH H. MCGOWAN, PRESIDENT  
T. BAYARD WILLIAMS, JR., VICE-PRESIDENT  
MARCUS M. BOYDAR

THOMAS H. BOYER  
MRS. LORRAINE F. CHIRCUS  
ROBERT B. HATDEN

ALVIN LORECK  
MRS. HILTON R. SMITH, JR.  
RICHARD W. TRACEY, D.V.M.

ROBERT V. DUBEL, SUPERINTENDENT



PETITION FOR SPECIAL EXCEPTION  
ZONING: Petition for Special Exception for Storage Yard  
LOCATION: Northeast side of Ebenezer Road, 208 feet Northwest of Eastern Avenue Extended  
DATE & TIME: Tuesday, August 28, 1979 at 10:30 A.M.  
Public Hearing: Room 108, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland  
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the Petition for Special Exception for a contractor's equipment storage yard.  
All that parcel of land in the Fifteenth District of Baltimore County  
BEGINNING FOR THE SAME on the Northeast side of Ebenezer Road at a point distant 208 feet, more or less, measured in a Northwesterly direction on said Northeast side of Ebenezer Road, from its intersection with the centerline of Eastern Avenue Extended, thence having said place of beginning and running and binding on said Northeast side of Ebenezer Road, (1) North 63 degrees 35 minutes West 207 feet, more or less, thence leaving said Northeast side of Ebenezer Road and running the 3 following courses and distances, viz: (2) Northeasterly 143 feet, more or less, to intersect the zoning line between the BR-CNS and DR-5.3 zones, thence South 51 degrees 36 minutes East 241 feet, more or less, thence binding on the zoning line between the BR-CNS and BL-CNS zones (4) Southwesterly 154 feet, more or less, to the place of beginning.  
Containing 0.72 acre of land, more or less.  
Being the property of Maryland National Bank, as shown on plat plan filed with the Zoning Department.  
Hearing Date: Tuesday, August 28, 1979 at 10:30 A.M.  
Public Hearing: Room 108, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland  
BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Essex Aug. 9 (841)



TOWSON, MD. 21204 August 9, 1979

THIS IS TO CERTIFY, that the annexed advertisement of  
Petition For Special Exception, Md. Nat. Bank  
was inserted in the following: 1 05046

- ☐ Catonsville Times ☐ Arbutus Times  
☒ Essex Times ☐ Community Times  
☐ Towson Times

weekly newspapers published in Baltimore, County, Maryland,  
once a week for one successive weeks before the  
10 day of August, 1979, that is to say, the same  
was inserted in the issues of August 9, 1979.

STROMBERG PUBLICATIONS, INC.

BY Laura Perdue

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BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Aug. 9

### CERTIFICATE OF PUBLICATION

TOWSON, MD. August 9, 1979.

THIS IS TO CERTIFY, that the annexed advertisement was  
published in THE JEFFERSONIAN, a weekly newspaper printed  
and published in Towson, Baltimore County, Md., ~~on one time~~  
at one time ~~on one time~~ before the 28th  
day of August, 1979, the first publication  
appearing on the 9th day of August  
1979.

THE JEFFERSONIAN,  
S. Frank Shuster  
Manager.

Cost of Advertisement, \$

### CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 15 Date of Posting 8/17/79

Posted for: Petition for Special Exception

Petitioner: Maryland National Bank

Location of property: 208' NW Eastern Ave. Ext.

Location of Signs: Front of property (Eastern Ave. Ext.)

Remarks:

Posted by Sean Coleman Date of return: 9/17/79  
Signature

1 sign

### PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Deried										
Granted by ZC, BA, CC, CA										
Reviewed by: <u>6CF</u>	Revised Plans: Change in outline or description <u>Yes</u> Map # <u>        </u>									
Previous case:										

### BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received \* this 1st day of  
March 1979. Filing Fee \$ 50.00 Received ☒ Cash  
☐ Other

S. Eric Dinenna  
S. Eric Dinenna,  
Zoning Commissioner

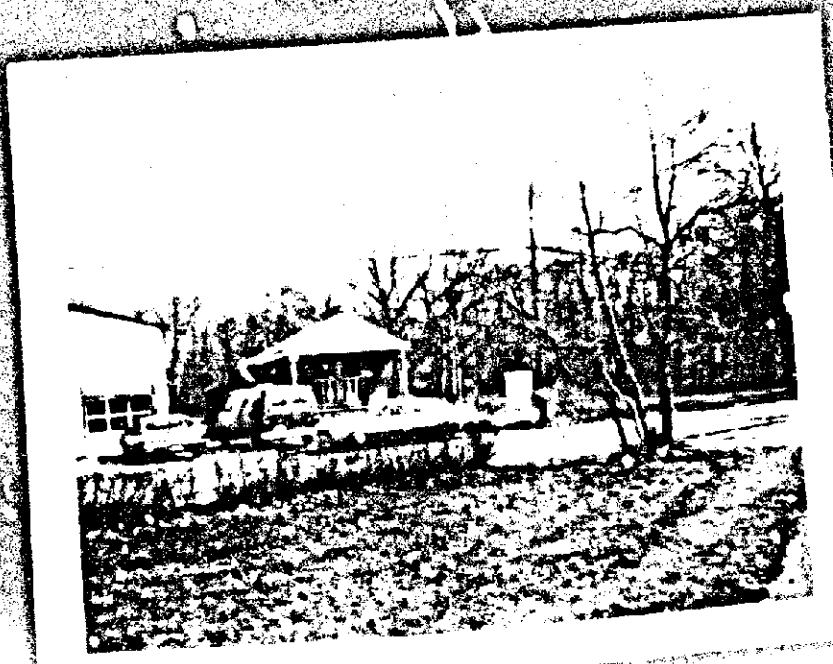
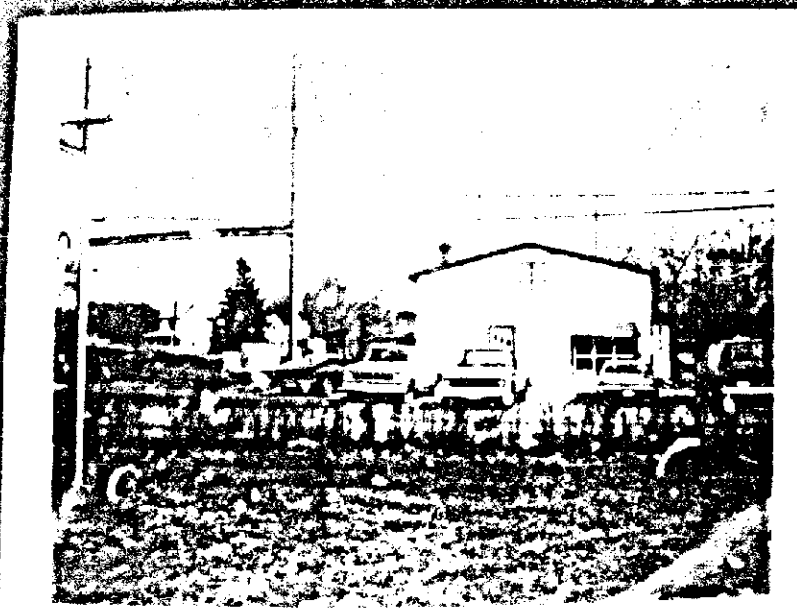
Petitioner Md. National Bank Submitted by Urban N. Zink

Petitioner's Attorney Same Reviewed by 6CF

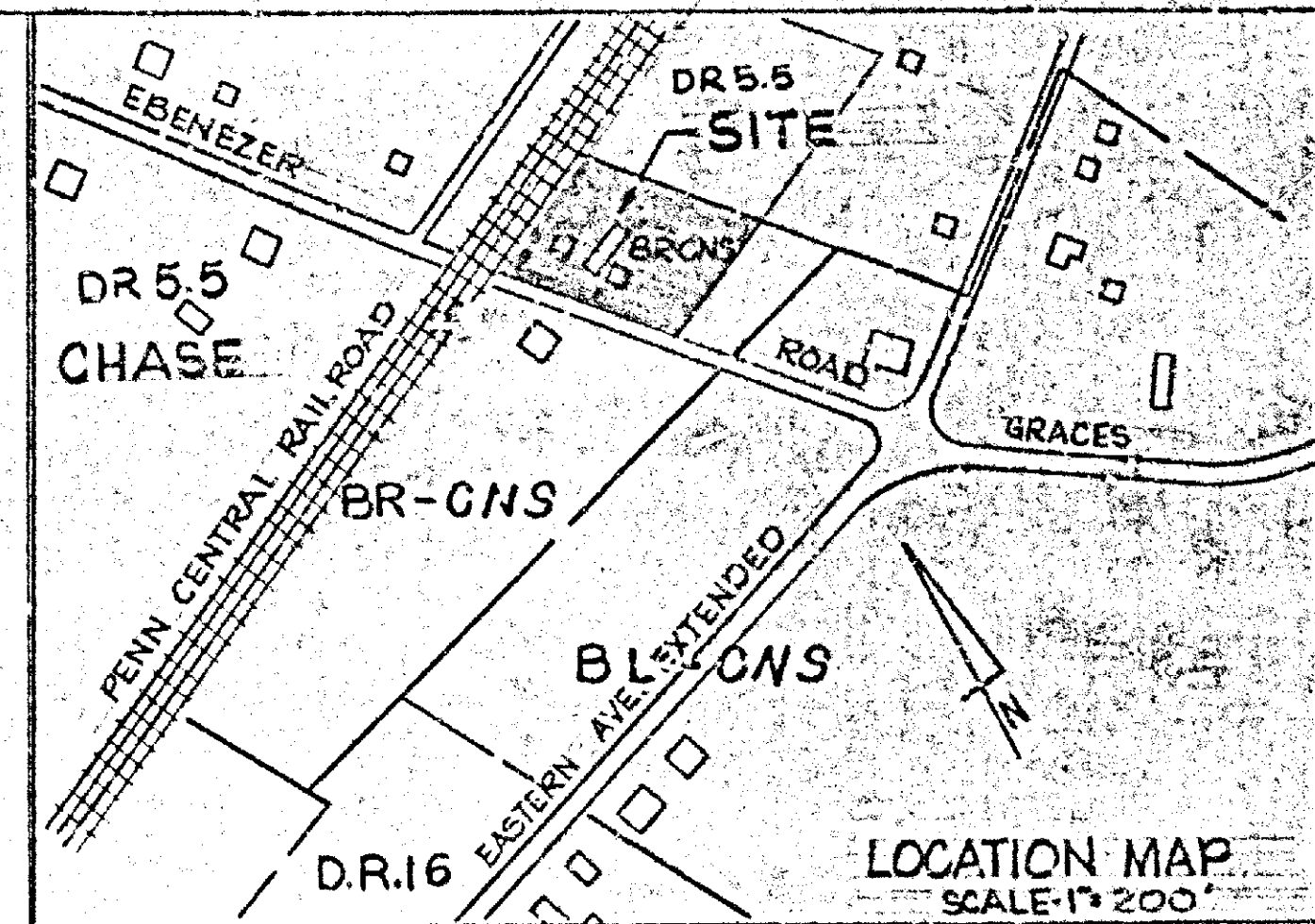
\* This is not to be interpreted as acceptance of the Petition for assignment of a hearing date.

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 83073  
DATE July 31, 1979 ACCOUNT #01-662  
AMOUNT \$50.00  
RECEIVED FROM Urban N. Zink  
FOR Filing fee for Case No. 80-52-X  
3727243 1 50.00  
VALIDATION OR SIGNATURE OF CASHIER

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT  
No. 83145  
DATE August 28, 1979 ACCOUNT 01-662  
AMOUNT \$51.06  
RECEIVED FROM Urban N. Zink  
FOR Advertising and Posting for Case No. 80-52-X  
Ch # 9742  
2904240 26 51.06  
VALIDATION OR SIGNATURE OF CASHIER



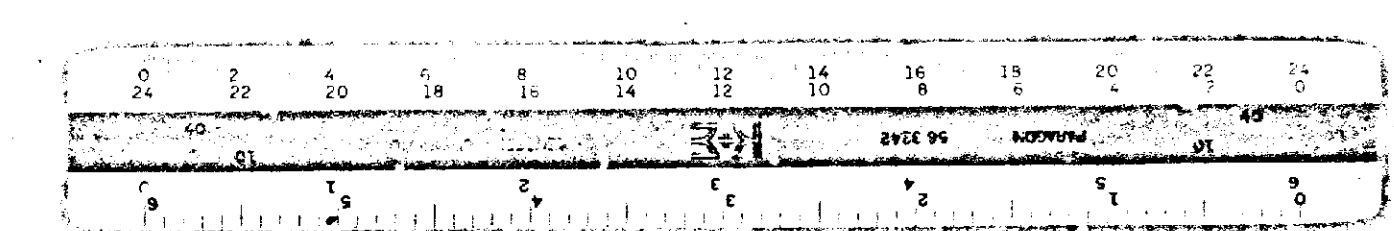
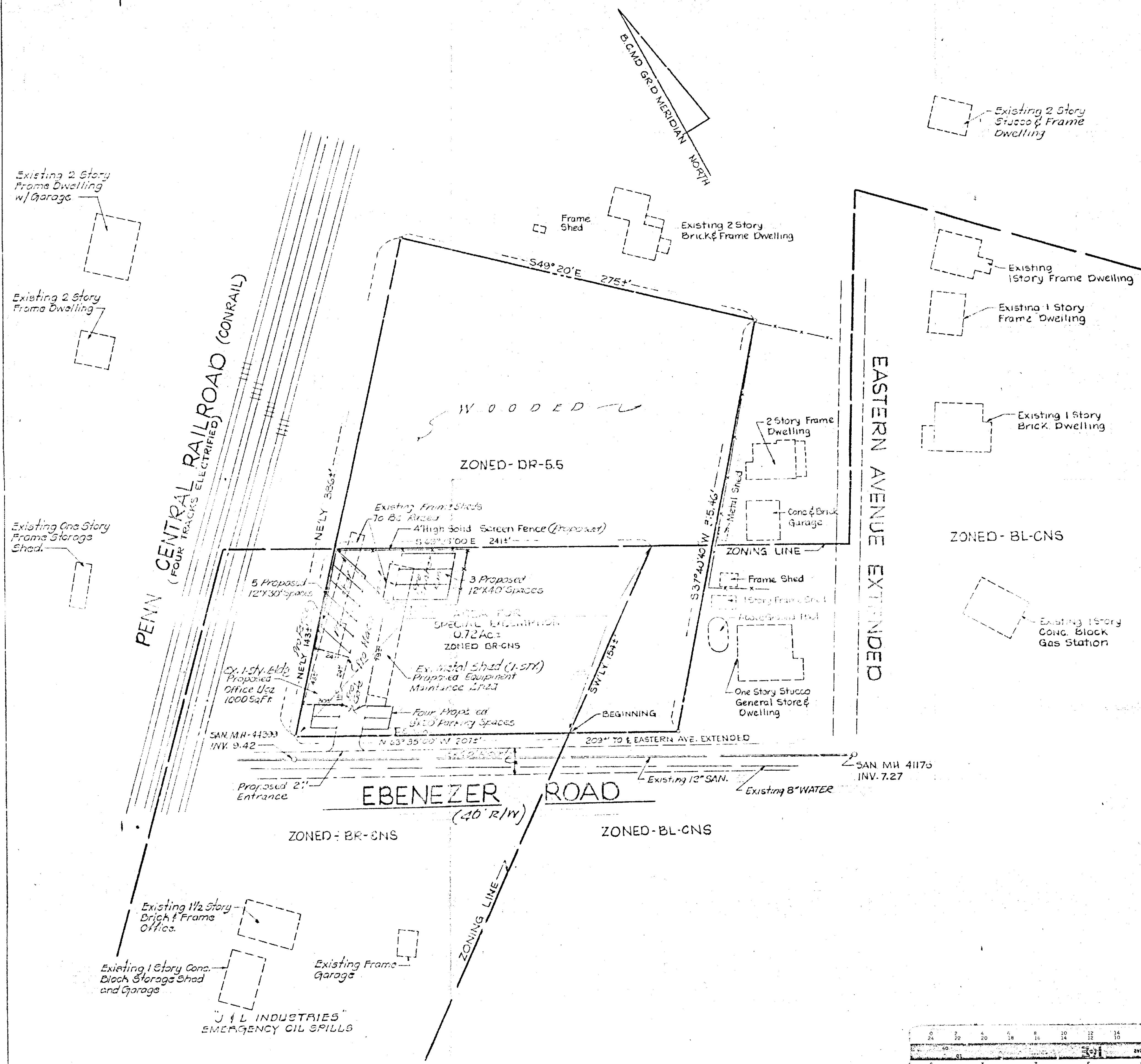




- GENERAL NOTES**
1. AREA OF SUBJECT PARCEL - 0.72 AC.
  2. PRESENT ZONING - BR-CNS
  3. PRESENT USE - VACANT BUILDINGS (Previous Use Warehouse)
  4. PROPOSED ZONING - BR-CNS - WITH A REQUEST FOR A SPECIAL EXCEPTION FOR CONTRACTORS EQUIPMENT STORAGE YARD.
  5. PROPOSED USE:
    - (a) CONTRACTORS EQUIPMENT STORAGE YARD:
      - FOUR (4) BULLDOZERS
      - ONE (1) AC-HO-7 LOADER
      - ONE (1) INT. 175 LOADER
      - ONE (1) 860-50 TON SCRAPER
      - ONE (1) TRACTOR TRAILER
    - (b) CONTRACTORS EQUIPMENT MAINTENANCE SHED
    - (c) OFFICES - 1000 SQ. FT.
  6. PARKING REQUIRED:
    - CONTRACTORS EQUIPMENT - 8 SPACES
    - OFFICES - 1000 SQ. FT. FLOOR AREA - 300 - 4 SPACES
  7. TOTAL PARKING REQUIRED - 8 + 4 = 12 SPACES
  8. PARKING PROVIDED - (a) 3 - 12' X 40' SPACES
    - (b) 5 - 12' X 30' SPACES
    - (c) 4 - 9' X 20' SPACES
  9. ALL PARKING AREAS AND DRIVEWAYS TO BE IMPROVED AS SHOWN.

**PLAT TO ACCOMPANY ZONING PETITION FOR SPECIAL EXCEPTION FOR CONTRACTORS EQUIPMENT STORAGE YARD IN A BR-CNS ZONE**

FOR  
 URBAN N. ZINK CONTRACTORS INC.  
 5801 EAST AVENUE  
 BALTIMORE, MARYLAND  
 21206



**EVANS, HAGAN & HOLDEFER, INC.**  
 SURVEYORS AND CIVIL ENGINEERS  
 8012 BELAIR ROAD / BALTIMORE, MD. 21236  
 (301) 668-1501

DATE: 2-28-79 SCALE: 1"=40'



